

SNAPSHOT of HOME Program Performance--As of 03/31/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Knoxville

State: TN

PJ's Total HOME Allocation Received: \$23,049,287

PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):**		
					Group	B	Overall
Program Progress:			PJs in State:	8			
% of Funds Committed	89.69 %	91.37 %	6	91.92 %	37		33
% of Funds Disbursed	84.98 %	83.06 %	5	82.65 %	53		52
Leveraging Ratio for Rental Activities	1.15	1.72	4	4.67	16		18
% of Completed Rental Disbursements to All Rental Commitments***	98.22 %	88.09 %	3	81.09 %	65		55
% of Completed CHDO Disbursements to All CHDO Reservations***	72.04 %	76.36 %	5	68.72 %	48		48
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	83.91 %	64.51 %	4	79.93 %	53		50
% of 0-30% AMI Renters to All Renters***	62.07 %	44.07 %	3	44.94 %	83		79
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	93.87 %	70.28 %	6	94.87 %	24		25
Overall Ranking:			In State:	2 / 8	Nationally:	51	55
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$13,184	\$13,814		\$25,717	261	Units	31.60 %
Homebuyer Unit	\$22,918	\$12,401		\$14,669	149	Units	18.00 %
Homeowner-Rehab Unit	\$27,362	\$24,400		\$20,391	416	Units	50.40 %
TBRA Unit	\$0	\$10,768		\$3,201	0	Units	0.00 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Knoxville TN

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$25,116	\$84,007	\$37,889
State:*	\$41,657	\$69,689	\$32,093
National:**	\$91,120	\$73,223	\$23,149

CHDO Operating Expenses:
(% of allocation)

PJ: 3.4 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.75

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	38.8	41.9	57.0	0.0	Single/Non-Elderly:	37.6	31.8	21.9	0.0
Black/African American:	58.8	54.1	42.3	0.0	Elderly:	5.7	6.8	31.3	0.0
Asian:	0.4	0.0	0.0	0.0	Related/Single Parent:	50.2	45.3	16.8	0.0
American Indian/Alaska Native:	0.8	0.0	0.0	0.0	Related/Two Parent:	4.5	13.5	16.8	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	2.0	2.7	13.2	0.0
American Indian/Alaska Native and White:	0.0	0.7	0.0	0.0					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.0	1.4	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.0	0.0	0.0	0.0					
Asian/Pacific Islander:	1.2	0.0	0.0	0.0					
ETHNICITY:									
Hispanic	0.0	2.0	0.7	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	38.8	33.8	35.8	0.0	Section 8:	46.9	1.4 [#]		
2 Persons:	32.2	23.0	26.0	0.0	HOME TBRA:	0.0			
3 Persons:	18.8	20.3	18.3	0.0	Other:	0.8			
4 Persons:	8.2	17.6	9.4	0.0	No Assistance:	52.2			
5 Persons:	1.6	4.7	7.2	0.0					
6 Persons:	0.4	0.7	2.2	0.0					
7 Persons:	0.0	0.0	0.2	0.0					
8 or more Persons:	0.0	0.0	1.0	0.0	# of Section 504 Compliant Units / Completed Units Since 2001			9	

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Knoxville State: TN Group Rank: 51
(Percentile)
State Rank: 2 / 8 PJs Overall Rank: 55
(Percentile)
Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 71.84%	98.22	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.80%	72.04	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	83.91	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.38%	93.87	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.360	2.58	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

